

BLOOMFIELD TOWN COUNCIL

FINANCE SUBCOMMITTEE

There was a special meeting of the above referenced subcommittee held on Wednesday, January 22, 2014 at 5:30 p.m. in Conference Room #5, Bloomfield Town Hall, 800 Bloomfield Avenue, Bloomfield, CT.

Committee members present were: Councilors Hypolite, DeLorenzo, Neuwirth, Rivers, Merritt, Deputy Mayor Gamble, Mayor Schulman

Absent were: Councilors Washington and Seldon

Also present were: William Hogan, Director of Finance, Philip K. Schenck, Jr., Town Manager, Sharron Howe, Assistant to the Town Manager, Roberta LaMonaca of Leisure Services, John Lawlor, Director of Public Works, Benjamin Whittaker, Facilities Manager, Scott Short, Operations Manager, Thom Hooper, Director of Planning and India Rodgers, Clerk of Council

Guest were: Ms. Bea Llewelyn, Chair of the Library Board, Penny Pearson, President of Friends of the Library and Mr. Martin Geitz, President of the Bloomfield Chamber of Commerce

The meeting was called to order at 5:35 p.m.

Mr. Philip K. Schenck, Jr., Town Manager gave a brief overview of the Capital Improvement budget for FY 2014/2015. This meeting was designed to get all potential Capital Improvement projects included in the budget. This comprehensive review has a wide variety of needs for the Bloomfield community to improving the town infrastructure. The proposed CIP budget sets priorities over the next 5 years.

LIBRARY

Mrs. Roberta LaMonaca, Director of Library Services gave a brief overview of the potential plans for a new Prosser Library. There several issues of concerns regarding flooding at the current site of the library increase in high demand for computer services and technical advances.

There is currently an increased need to provide the following services to patrons:

- Computer Technology
- Multi meeting rooms
- Dedicated space for children and teens
- Parking
- ADA compliant
- Friends of Prosser Library
- Historical collection – This collection is currently not available to the public. In addition, preservation of these historical materials is very important.
- “Maker spaces” – to provide patrons with access to 3D printing and design

In 2014, the library provides multiple formats, in addition to print media outlets, technology training and diverse programming to better serve the population of Bloomfield.

In regards to Economic Development, the library plays an important role for businesses such as research, information and educational forums. The Bloomfield Chamber of Commerce serves as a key partner with Library Services to address the business needs of the community.

In summary, Mrs. LaMonaca asked the Town Council to consider a library that Bloomfield residents deserve, continue to contribute to the economic success of the town as well as to accommodate future needs of the community.

Mrs. Bea Llewelyn, Chair of Library Board and Mrs. Penny Pearson, President of the Friends of Prosser Library expressed their support for a new library.

Mr. Martin Geitz, President of the Bloomfield Chamber of Commerce spoke on behalf of the library and its importance of the library to the Bloomfield business community.

Councilor DeLorenzo inquired about the cost for library renovations at the current site and the potential Town Hall site. The cost for this renovation project at the current site would be approximately \$10,500,000. To construct a new library at the potential town hall site would be approximately \$12,500,000. A \$1,000,000 State grant funds were offered to several towns.

Councilor Neuwirth inquired about total square footage for each site. The proposed existing site would total 37,364 square feet and the Town Hall site would be a total of 38,413 including multi use.

Councilor Hypolite reiterated the commitment of the Council's support in the vision to building a new library. He also stated that collaboration with the school system for use in technology and public spaces.

Deputy Mayor Gamble and Councilor Rivers fully support the request from Library Services for a new building. However, the schedule timeframe to potential consider this project would be in the next five years.

PUBLIC WORKS

Mr. John Lawlor, Director of Public Works gave Councilors a brief overview of the process to obtain and prioritize Capital Improvement projects for the department.

Mr. Lawlor and Mr. Whittaker began this process by meeting with all department heads to begin the needs assessment. The projects were outlined into four categories, Facilities, Operations, Fleet and Administrative.

Equipment Replacement – cost is large in FY 14/15 than other years. The department did seek out state bids and other resources to itemize the cost for these replacements.

- 2 Dump Trucks
- 1 Wheel Loader
- 2 ¾ Ton Pick-Up Trucks
- 2 mid-sized Crew Trucks

The replacement of this equipment is vital to the reliable and critical maintenance of the Town's infrastructure and will reduce specific repair cost and down time.

Public Works Garage (21 Southwood Road) – This project will address inadequacies and non-compliant issues at this facility. The scope of this project will include a facility analysis, design, construction, administration and management, a new DEEP and OSHA compliant fleet maintenance areas improve and meet standard safety codes for air quality/life safety measures.

Mr. Schenck, Jr. stated the need to consider this site as a major expenditure facing the town in future years. He also recommended developing a building committee in the future to address major renovations in respect to debt service planning. There are also noted significant concerns with risk of air quality for employees and environmental violations.

Ameresco Energy Performance Contract Measures Implementation

This contract was obtained through a multi-town procurement process to perform an Investment Grade Audit of all seven major town facilities.

Pavement Management

To fund the proactive paving program is based on a 20 year lifecycle. The program assumes paving 6 miles a year to accomplish this lifecycle. Many roads need attention due to multiple years of deferred maintenance.

Roof Replacement- 330 Park Avenue

Most of the distinct roof systems at 330 Park Avenue are well beyond their useful life and leaks are abundant throughout the building. This project would replace those areas in needs; however, this project is a part of a \$5,400,000 comprehensive infrastructure renewal of the facility consisting of roof, HVAC, Electrical and Windows/Envelope.

Mr. Schenck, Jr. presented an addendum with background, condition and budget summary. It was also noted that aside from the poor physical condition, the building style has excess of circulation and dead space is a waste of energy and resources.

An alternative solution to funding a renovation would be to commission a collaborative space study and design to meet the needs of all building occupants.

785 Park Avenue – Police Department

This building has a metal mansard roof system that does not adequately deflect water away from the building, causing water to sheet down the face of the exterior walls. This project would fund the regrinding and re-mortaring failed and deteriorating masonry joints on all exterior walls.

MUTCD Roadway Signage

This project is requesting funding to complete the federally mandated sign replacement program. These signs must meet size, type, reflectivity and code compliance. Currently the Town is 75% complete. The required completion date for this project is 2014.

1 Tunxis Avenue – Flood Protection Measures (Prosser Library)

The Wash Brook located west of the Prosser Library has flooded the lower level of the library twice over the last ten years. There can be improvements made to mitigate damage. A preliminary engineering survey was conducted in November 2013.

Adams Road Culvert

This project will address failing culverts on Adams Road at the Griffen Brook crossing. The project will include installation of a new box culvert and road elevation alignment repairs.

OTHER BUSINESS

Mr. Schenck, Jr. suggested inviting the Board of Education to the Administration/Education subcommittee to discuss facilities.

Mayor Schulman agreed to discuss, collaborate and utilize the capital budget with the Board of Education.

Councilor Hypolite would also like an invite to the Board of Education to begin the discussion for a building facility study.

ADJOURNMENT

It was moved by Deputy Mayor Gamble, seconded Councilor DeLorenzo and voted unanimously to adjourn the meeting at 7:45 p.m.